

County of Delta Clerk and Recorder.  
Index in grantee's index under "West Mountain Ranch Subdivision" (the name of the community) and  
"West Mountain Ranch Subdivision Homeowners Association, Inc." (the name of the Association) and in  
the grantor's index under "CMH Homes, Inc.", "West Mountain Ranch Subdivision Homeowners  
Association, Inc." and in the names of each person executing or consenting to this Declaration.

**LIMITED AMENDMENT  
TO THE  
DECLARATION OF COVENANTS, CONDITIONS AND RESTRICTIONS  
FOR WEST MOUNTAIN RANCH SUBDIVISION**

This Amendment to the Declaration of Covenants, Conditions and Restrictions for West Mountain  
Ranch Subdivision (the "Declaration") is made effective as of the date this Amendment is recorded (the  
"Effective Date") and by the minimum percentage of Owners, as certified by the West Mountain Ranch  
Subdivision Homeowners Association, Inc., a Colorado nonprofit corporation ("Association").

**RECITALS**

A. CMH Homes, Inc. (the "Declarant") recorded the Declaration on May 21, 2021 at  
Reception No. 729265 in the real property records of Delta County, Colorado.

B. Article 12 of the Declaration provides that the Declaration may be amended by the  
affirmative vote and/or written consent of the Lot Owners to which a majority of the total Association vote  
is allocated.

C. The Owners desire to amend Section 8.8(b) of the Declaration to increase the square  
footage for accessory buildings or structures.

D. At least a majority of the Owners have approved the amendment below. Those approving  
this Amendment have determined it to be reasonable and not burdensome.

NOW, THEREFORE, the Declaration is hereby amended as follows:

I. **Amendment.** The second sentence in Section 8.8(b) is hereby deleted in its entirety and replaced  
with the following new sentence:

Up to two accessory buildings or structures are permitted as follows: one accessory building or  
structure not to exceed 2,000 square feet and one shed or similar structure not to exceed 200  
square feet.

II. **No Other Amendments.** Except as amended by the terms of this Amendment and previous  
supplements and/or amendments, the Declaration remains in full force and effect.

III. **Effective Date.** This Amendment shall be effective upon recording.

IN WITNESS WHEREOF, the undersigned, being the President and Secretary of West Mountain Ranch Subdivision Homeowners Association, Inc. hereby certify that the Association has obtained the approval of this amendment as set forth in the Recitals above.

YOLANDA LOGSDON  
NOTARY PUBLIC - STATE OF COLORADO  
NOTARY ID 20194030613  
MY COMMISSION EXPIRES AUG 12, 2023

West Mountain Ranch Subdivision Homeowners Association, Inc., a Colorado nonprofit corporation

By: [Signature]  
President

By: [Signature]  
Secretary

STATE OF COLORADO )  
  ) ss.  
COUNTY OF Mesa )

The foregoing Amendment to the Declaration of Covenants, Conditions and Restrictions for West Mountain Ranch Subdivision was acknowledged before me this 28 day of March, 2023, by Shawn Ruse, as President of the West Mountain Ranch Subdivision Homeowners Association, Inc., a Colorado nonprofit corporation.

YOLANDA LOGSDON  
NOTARY PUBLIC - STATE OF COLORADO  
NOTARY ID 20194030613  
MY COMMISSION EXPIRES AUG 12, 2023

[Signature]  
Notary Public  
My Commission expires: Aug 12, 2023

STATE OF COLORADO )  
  ) ss.  
COUNTY OF Mesa )

The foregoing Amendment to the Declaration of Covenants, Conditions and Restrictions for West Mountain Ranch Subdivision was acknowledged before me this 28 day of March, 2023, by Mary A. Ruse, as Secretary of the West Mountain Ranch Subdivision Homeowners Association, Inc., a Colorado nonprofit corporation.

[Signature]  
Notary Public  
My Commission expires: Aug 12, 2023